

PROVIDE COVER SHEET NOTES AS PER THE CITY OF AURORA BUILDING CODE ORD. 001-47.

- A. Occupant load per Chapter 10, Section 1003 IBC – Show occupant load for building calculated at the rates of 1 OCC./15 S.F. for Conference/Lounge/Waiting Areas, 1 OCC./100 S.F. for all business areas and 1 OCC./300 S.F. for all Mechanical/Storage Rooms.

Response:

- | | |
|---|---------------|
| 1. Conference/Lounge/Waiting Areas = 5,692 s.f. | |
| 5,692 s.f. ÷ 15 s.f. per occ. = | 380 occupants |
| 2. Business Areas = 14,342 s.f. | |
| 14,342 s.f. ÷ 100 s.f. per occ. = | 144 occupants |
| 3. Mechanical/Storage Rooms = 1,743 s.f. | |
| 1,743 s.f. ÷ 300 s.f. per occ. = | 6 occupants |

Total Occupants: 530 occupants

Please note that code sheet drawing has been revised. Copy is attached.

- B. Occupant load based on the State of Illinois Plumbing Code Section 890.810 (2) – Unisex toilet rooms are only allowed in excess of required facilities designated for men and women with ADA/IAC compliant signage.

Response: The total number of required toilets for each sex is six (6). Please note that floor plan drawing A.10 has been revised to designate (6) male and (6) female toilets. Copy is attached.

Materials in noncombustible buildings must comply with IBC Section 603 – PLYWOOD MANSARD ROOF SHEATHING MUST BE FRT (FIRE RETARDANT TREATED) AT DETAILS 3-4-5/A6.1.

Response: Mansard roof sheathing is revised to be fire retardant treated and wood nailers and wood blocking will be fire retardant treated as well as shown on Sheet A6.1, Revision No. 2, dated 11/21/06. Copy is attached.



Provide fireblocking within concealed spaces of exterior Architectural trim at 20' intervals in compliance with IBC Section 716.2.6 – Applies to mansard roof details 3-4-5/A6.1.

Response: Wall sections 3/A6.1, 10/A6.1 and 3/A6.2 have been modified to show exterior gypsum board on the face of the exterior wall. By doing this, the building qualifies for exception No. 2, 2.3 and does not require the fire blocking at 20' intervals.

Provide handicapped maneuvering clearances at doors per Illinois Accessibility Code. 18" clear required on pull side per IAC Illustration B, Fig. 25 – Applies to door from Passage 258 to Nurse Station 256 and door from Passage 144 to Storage/Meds 130.

Response: The required 18" clearance on the pull side of the door has been provided to doors from Passage 258 to Nurse Station 256 and door from Passage 144 to Storage/Meds 130, as shown on Sheet A3.0, Revision No. 2, dated 11/21/06. Copy is attached.

Provide handicap accessible shower stalls in compliance with the Illinois Accessibility Code, Section 400.310 (O) (8) (B) and figures 35, 36, and 37 – Applies to Toilet/Shower 127 Detail 20/A9.1. No curb allowed per IAC 400.310.o.8.B.vi.

Response: The new pre-fabricated handicap accessible shower specified will not have a curb. It will be installed with the base in a recessed concrete floor slab to eliminate the curb.

Provide handicapped accessible work counter per Illinois Accessibility Code Section 400.310(w) – max. 34" AFF RIM height required for Counter/Sink (48" parallel approach) At Conference 110/Blood Draw 115/214/Exam 117-119-120-121-122-217-218/Utility 225-251-252/Procedure 242-244-246-248 as per IAC 400.320.d.1.E.

Response: See Sheet A8.0, Revision No. 1, dated 11/21/06 and Sheet A3.0, Revision No. 1, dated 11/21/06. Copy is attached.



Provide handicap accessible lockers in the number and design as required per the Illinois Accessibility Code, Section 400.310(p) – Applies to Lockers 126, min. 5% required.

Response: Two (2) handicap accessible lockers are provided in Lockers 126. See Sheet A3.0, revision No. 2, dated 11/21/06. Copy is attached.

Provide handicap accessible seat in compliance with the Illinois Accessibility Code, Section 400.320 – Applies to Changing Rooms 243/245/247/249, min. 5% required of total.

Response: Changing Room 249 will be designate handicap accessible with 24" wide seat in compliance with the Illinois Accessibility Code, Section 400.320. (4 changing rooms X .05 = 2, therefore 1.) Copy is attached.

Provide Life Safety Egress Plan with analysis of egress capacity width per occupant load served and travel distances per IBC Section 1003, IBC Table 1003.2.3, IBC Section 1004, IBC Section 1006.

Response: Total Occupants please note that drawing A-1.0 has been revised. Copy is attached.

Provide remote exits in compliance with IBC Section 1004.2.2.1 – Applies to Conference 110 per following comment and Life Safety Egress Plan.

Response: A second exit was added to Conference 110 as shown on Sheet A3.0, Revision No. 1, and Sheet A1.0, Revision No. 1, dated 11/21/06. Copy is attached.

Provide minimum number of exits as required per IBC Section 1005 – Indicate that Conference meets requirements as a space with one (1) means of egress per IAC 1004.2.1 or add second exit per Life Safety Egress Plan.

Response: A second exit is added for Conference 110. 866 s.f. / 15 s.f. = 58 See Sheet A1.0, Revision No. 1, dated 11/21/06. Copy is attached.



Doors shall swing in the direction of egress travel where serving an occupant load of 50 or more persons in compliance with IBC Section 1003.3.1.2 – Applies to door from Waiting 202 to Passage 259 or 262 due to occupant load served in excess of fifty (50).

Response: Doors from Waiting 202 to Passage 262 swings in the direction of travel as shown on Sheet A3.0, Revision No. 2, dated 11/21/06 Copy is attached.

Provide exit signs in compliance with IBC Section 1003.2.10 and as otherwise may be required by egress revisions per the Life Safety Egress Plan.

Response: Please note that drawing E-1 has been revised. Copy is attached.

Provide emergency lights in compliance with IBC Section 1003.2.11 and NEC Article 700-16 and as otherwise may be required by egress revisions per Life Safety Egress Plan. Note that Exterior EM. Lighting required at exit doors per IBC 1003.2.11.2.4.

Response: Please note that the exterior exit lights are in compliance. Drawing E-1 shows connection to the MDP panel that is connected to the emergency transformer.

Provide engineered building drawings per IBC Section 106. Drawings must be stamped by a State of Illinois Licensed Structural Engineer or Architect – Applies to precast concrete wall panel shop drawings.

Response: Shop Drawings will be required to be stamped by a State of Illinois Licensed structural Engineer. Reviewed shop drawings will be submitted as soon as they are available.

Submit two copies of a foundation and soils investigation per IBC Section 1802.

Response: Attached are two (2) copies of foundation and soils investigation.



Indicate that project meets requirements of 2006 Illinois Energy Conservation Code by submission of "COMCHECK" report or alternate method.

Response: Please see attached calculations.

Building and site signs will require separate permits.

Response: Separate permits will be obtained.

FIRE PLAN EXAMINER- Buenger, Mike

1. Provide Civil Engineering drawings showing the location of all fire hydrants within 500 feet of the proposed building. 2-Hydrants are needed within 300 feet of all areas of the building and 2 additional hydrants are needed within 500 feet of the building for a total of 4 hydrants. Aurora City Ordinance, Section 17-111.

Response: Please see attached Fire Hydrant Location Exhibit Sheet 1, dated 10/6/06.

2. A separate permit is required for the installation of fire alarm appliances.

Response: A separate permit will be applied for.

3. A separate permit is required for the installation of fire sprinklers.

Response: A separate permit will be applied for.



BUILDING- Johnson, Doug

Waiting Room 202 needs proper second exit. Need to verify hardware for front double leaf doors (no flush bolts).

Response: Door from Passage 252 to Passage 262 will be the second exit from Waiting Room 202. See Sheet A3.0, Revision No. 2, dated 11/21/06 and hardware set 18 for front double leaf doors, Revision No. 2, dated 11/21/06. Copy is attached.

ELECTRIC- Dolan, Richard

Only one service is permitted per building unless it meets one of three exceptions. Also needs Contractor.

Response: In addition to the regular electrical service, we have shown a rate 6, Rider 25 electrical service for the electric heating in the building. Commonwealth Edison confirmed that the electric heat rate is still available.

MECHANICAL- Rithaler, Don

Registered Contractor required.

Response: The general contractor will provide documentation in accordance with this requirement.

PLUMBING- Ray, Al

DRAWING REVISIONS REQUIRED.

PROVIDE THE NAME AND LICENSE NUMBER OF THE PLUMBING CONTRACTOR and provide a Letter of Intent on company letterhead with the license holders signature, a corporate seal (if incorporated) or notarized (if not incorporated) for all permit applications per the State of Illinois Public Act 094-0132 and the letter shall include a property address and the permit number. A vac. Relief valve is required on a water heater when it is mounted above the fixtures or is bottom fed. If there are



more than 5 employees working at any one time separate restrooms for men and women shall be provided.

Response: Please note that drawing P4 has been revised. Copy is attached.

FIRE PREVENTION BUREAU- Williams, Gregg

Submit hydrant layout plan.

Response: See attached plan.

FOX METRO WTR RECALM

Submit separately to Fox Metro. Upon payment of their fees provide building department with their yellow card. Contact the Engineering Dept. @ Fox Metro (630) 301-6882.

Response: Yellow card submitted to Aurora on 11/13/06.

HIGHWAY IMPACT TAX

Provide County Highway Impact Tax receipt:

For DuPage County contact Jennifer Shanahan at (630) 407-6674.

For Kane County contact Jerry Dickson at (630) 845-3799 or dicksonjerry@co.kane.il.us

Response: The tax receipt was submitted as part of a separate submission.

ENGINEERING DEPARTMENT

Need engineering issued street address. Dan G. (630) 844-3620.

Response: The issued address is 240 N. Oakhurst



Need approval from the City of Aurora Engineering Department
Pete Haurykiewicz @ (630) 844-3620. 44 E. Downer Place

Response: Approval will be procured.

Engineering needs an independent submittal of two sets of Civil Engineer stamped plans and an application form with the following information:

Developer / Owner Name
Contact Person
Address, City, State, ZIP
Phone#, Fax#, e-mail

Project Name
Engineering Company
Contact Person
Address, City, State, Zip
Phone#, Fax#, e-mail

Response: Submitted under separate cover.

IN ADDITION WATER ADMINISTRATION PERMIT FEE ASSESSMENT OCCURS AFTER ENGINEERING APPROVAL. IF YOU ARE PROVIDING A NEW WATER TAP FOR DOMESTIC OR FIRE THIS FEE WILL BE ASSESSED TO YOUR PERMIT SUBSEQUENT TO ENGINEERING APPROVAL.

ENGINEERING / WATER FEE

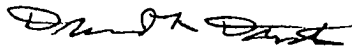
Engineering division will asses all water fees during the initial review.

Response: Payment will be made when fee is established.



Sincerely,

Jensen & Halstead, Ltd.



David K Dastur

DKD/ng

cc:

A HISTORY OF INNOVATION IN ARCHITECTURE



001217

2000 INTERNATIONAL ENERGY CONSERVATION CODE

2000 INTERNATIONAL FIRE CODE

2000 NFPA LIFE SAFETY CODE

1997 ILLINOIS ACCESSIBILITY CODE (IAC)

1991 AMERICANS WITH DISABILITIES ACT (ADA)

2. OCCUPANCY USE:

GROUP B - BUSINESS

CHAPTER 20 NFPA

3. CONSTRUCTION TYPE:

TYPE 2B

TYPE II (000) NFPA

4. BUILDING IS FULLY SPRINKLERED

5. SQUARE FOOTAGE:

ALLOWED: 109,250

ACTUAL: 21,777

1

6. OCCUPANCY LOAD CALCULATIONS: IBC

FLOOR AREA = 21,777 S.F.

CONFERENCE/LOUNGE/WAITING AREAS = 5692 S.F.

5692 S.F./15 S.F. PER OCCUPANT = 380

BUSINESS AREAS = 14342 S.F.

14342 S.F./100 S.F. PER OCCUPANT = 144

MECHANICAL/STORAGE ROOMS = 1743 S.F.

1743 S.F./300 S.F. PER OCCUPANT = 6

TOTAL OCCUPANTS = 530

REQUIRED EGRESS WIDTH: 530 OCCUPANTS x .15" = 79.5"

MEANS OF EGRESS..... 192" PROVIDED,
(4 PROVIDED, EACH A MINIMUM OF 36")

7. DESIGN LIVE AND DEAD LOADS:

LIVE LOAD: 30 PSF PLUS SNOW BUILDUP

ROOF DEAD LOAD: 20 PSF

8. ILLINOIS PLUMBING OCC. LOAD CALC:

LOAD CALC: 109

PRAIRIE POINT
CENTER

001218

Permit #

Permit Date



COMcheck Software Version 3.2.1

Envelope Compliance Certificate

2001 IECC

Report Date: 11/27/06

Data filename: P:\MPG25012\Admin\Health-Safety\Permits\Building Envelope2.cck

Section 1: Project Information

Project Title: Gemini Office Development

Construction Site:

Oakhurst Sr.
Aurora, IL

Owner/Agent:

Gemini Office Development

Designer/Contractor:

Section 2: General Information

Building Location (for weather data):

Aurora, Illinois

Climate Zone:

14b

Heating Degree Days (base 65 degrees F):

6699

Cooling Degree Days (base 65 degrees F):

702

Project Type:

New Construction

Vertical Glazing / Wall Area Pct.:

7%

Building Type

Office

Floor Area

21750

Section 3: Requirements Checklist

Envelope PASSES: Design 33% better than code.

Climate-Specific Requirements:

Component Name/Description	Gross Area or Perimeter	Cavity R-Value	Cont. R-Value	Proposed U-Factor	Budget U-Factor
Roof 1: Non-Wood Joist/Rafter/Truss	21750	0.0	30.0	0.032	0.053
Exterior Wall 1: Solid Concrete or Masonry <= 8", Furring: Metal	8779	0.0	13.0	0.067	0.081
Window 1: Metal Frame:Double Pane with Low-E, Tinted, SHGC 2.00, PF 1.00	475	—	—	0.350	0.556
Door 1: Solid	124	—	—	0.400	0.129
Door 2: Glass, Tinted, SHGC 2.00	124	—	—	0.350	0.556
Floor 1: Slab-On-Grade:Unheated, Horizontal 3 ft.	644	—	2.0	—	—

(a) Budget U-factors are used for software baseline calculations ONLY, and are not code requirements.

Air Leakage, Component Certification, and Vapor Retarder Requirements:

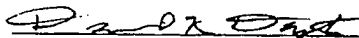
- ☒ 1. All joints and penetrations are caulked, gasketed or covered with a moisture vapor-permeable wrapping material installed in accordance with the manufacturer's installation instructions.
- ☒ 2. Windows, doors, and skylights certified as meeting leakage requirements.
- ☒ 3. Component R-values & U-factors labeled as certified.
- ☒ 4. Insulation installed according to manufacturer's instructions, in substantial contact with the surface being insulated, and in a manner that achieves the rated R-value without compressing the insulation.

- NA ☐ 5. Stair, elevator shaft vents, and other dampers integral to the building envelope are equipped with motorized dampers.
- NA ☐ 6. Cargo doors and loading dock doors are weather sealed.
- ☐ 7. Recessed lighting fixtures are: (i) Type IC rated and sealed or gasketed; or (ii) installed inside an appropriate air-tight assembly with a 0.5 inch clearance from combustible materials and with 3 inches clearance from insulation material.
- ☒ 8. Building entrance doors have a vestibule and equipped with closing devices.
Exceptions:
 Building entrances with revolving doors.
 Doors that open directly from a space less than 3000 sq. ft. in area.
- ☒ 9. Vapor retarder installed.

Section 4: Compliance Statement

Compliance Statement: The proposed envelope design represented in this document is consistent with the building plans, specifications and other calculations submitted with this permit application. The proposed envelope system has been designed to meet the 2001 IECC, Chapter 8, requirements in COMcheck Version 3.2.1 and to comply with the mandatory requirements in the Requirements Checklist.

DAVID K. DASTON
Principal Envelope Designer-Name


Signature

11/27/06
Date



Civil Engineering Consulting & Surveying

5100 Lincoln Ave • Suite 100 • Lisle, IL 60532-2119 • 1 (630) 271-0770 • 1 (630) 271-0774 Fax

Project File No. 06-PR-5004

cc: Client ☒ Accounting ☒ File ☒

Method of Delivery: USPS

Client Notified Ready for Pick-up

Date

Initials

LETTER OF TRANSMITTAL

To: Christine Scholl	Date: January 2, 2007
City of Aurora	
Building Department	RE: Revision 7 of east and west side of building
65 Water Street	Gemini Outpatient Facility
Aurora, IL 60505	240 N Oakhurst Dr, Aurora, IL

Documents Enclosed:

Quantity	Date	No.	Document Title
2	01/02/07	2 pgs	Revision 7 of east and west side of building (executed originals) 1 - 24" x 36" * 1 - 8 1/2" x 11"

Comments: NOTE: * While you did not require a 24" x 36" printout, since our drafter printed one I thought I would send it along. If you do not want it, it can be discarded.

cc: Mr. Kristos Tsogas, Jensen & Halsted Ltd. (with enclosure)
Mr. Thomas W. Lehman, Partners in Development (with enclosure)

From: Jon V. Vaznelis, Ext. 105
Project Manager

Pick-up Date: _____

Pick-up By: _____

MORRIS ENGINEERING, INC.

Civil Engineering Consulting & Surveying

100 Lincoln Ave • Suite 100 • Lisle, IL 60532-2119 • 1 (630) 271-0770

240 N OAKHURST DR

GEMINI OFFICE

GEMINI OFFICE DEVELOPMENT

Project File No. 06-PR-5004

cc: Client ☒ Accounting ☒ File ☒

Method of Delivery: Hand Delivery

Client Notified Ready for Pick-up 12/21/06

LETTER OF TRANSMITTAL

Scott will pick up and hand deliver
 Date Initials
 12/21/06 GPO

To: Daniel Seggebruch	1 (630) 892-8088	Date: December 21, 2006
City of Aurora		
Building Department		RE: Building Department Submittal
65 Water Street		Gemini Outpatient Facility
Aurora, IL 60505		240 N Oakhurst Dr, Aurora, IL

Documents Enclosed:

Quantity	Date	No.	Document Title
3	12/21/06	4 pgs	Final Plan (Revision 7 per City of Aurora) 24" x 36" plan sets

Comments: NOTE: Architecturals were submitted under separate cover.

cc: Mr. Kristos Tsogas, Jensen & Halsted Ltd. (with enclosure)
 Mr. Thomas W. Lehman, Partners in Development (with enclosure)

From: Jon V. Vaznelis, Ext. 105
 Project Manager

Pick-up Date: _____

Pick-up By: _____



Civil Engineering Consulting & Surveying

5100 Lincoln Ave • Suite 100 • Lisle, IL 60532-2119 • 1 (630) 271-0770 • 1 (630) 271-0774 Fax

06.-3529. C-BU

240 N OAKHURST DR
GEMINI OFFICE
GEMINI OFFICE DEVELOPMENT

RH

Project File No. 06-PR-5004

cc: Client ☒ Accounting ☒ File ☒

Method of Delivery: Hand Delivery

Client Notified Ready for Pick-up

Date

Initials

LETTER OF TRANSMITTAL

To: Daniel Seggebruch	1 (630) 892-8088	Date: December 14, 2006
City of Aurora		
Building Department		RE: Gemini Outpatient Facility
65 Water Street		Oakhurst Drive
Aurora, IL 60505		Aurora, IL

Documents Enclosed:

Quantity	Date	No.	Document Title
6	11/28/06	4 pgs	Final Plan (Plotted 12/14/06) (Revision 7 per City of Aurora) 3 - 24" x 36" submittals for Foundation Permit 3 - 24" x 36" submittals for Building Department

Comments: NOTE: Architecturals were submitted under separate cover.

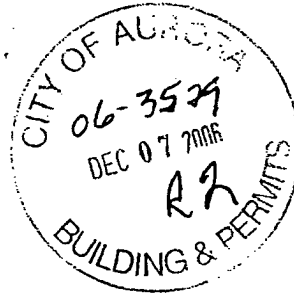
cc: Mr. Kristos Tsogas, Jensen & Halsted Ltd. (with enclosure)
Mr. Thomas W. Lehman, Partners in Development (with enclosure)

From: Jon V. Vaznelis, Ext. 105
Project Manager

Pick-up Date: _____

Pick-up By: _____

JENSEN & HALSTEAD LTD.



December 6, 2006

Michael F. Seggebruch
Examiner
City of Aurora
Division of Building and Permits
Department of Community Development
600 West Street
Aurora, Illinois 60505

Re: Gemini Office Development
J&H Project No. 25151
Application No. 06-00003529

Dear Mr. Seggebruch,

Please find two sets of revisions dated 11.21.06 stamped and signed per your Review
of the Section's Report Comments dated December 05, 2006.

Sincerely,

Jensen & Halstead, Ltd.

David K. Dastur, AIA, NCARB
Senior Principal

David

cc: Scott Mousel
Thomas W. Lehman

358 West Ontario Street
Chicago, Illinois 60610

T 312.664.7557 F 312.664.7558
www.jensenandhalstead.com

David K. Dastur AIA
Senior Principal

Francisco Rosas CSI
Senior Principal

Glenn D. Seerup AIA
Principal

A HISTORY OF INNOVATION IN ARCHITECTURE



01024



5100 S. Lincoln, Lisle, Illinois 60532
(630) 271-0770 Fax (630) 271-0774
ecivil.com

FAX COVER LETTER

TO: Christine Scholl – Building Department

FROM: Jon Vaznelis

(Sam Steu)

DATE: January 2, 2007

TOTAL NUMBER OF PAGES (including this cover page): 3

PROJECT #: 06-PR-5004

RE: Gemini Outpatient Facility, 240 N Oakhurst Dr, Aurora, IL

COMMENTS:

Attached are 8 1/2" x 11" copies of revised areas from plans previously submitted. We will follow-up with original signed copies via USPS.

SENT TO (FAX #): 1 (630) 892-8112

If you do not receive all pages as indicated, please call (630) 271-0770.

001225

**JENSEN & HALSTEAD LTD.**

358 West Ontario Street
Chicago, Illinois 60610

A HISTORY OF INNOVATION IN ARCHITECTURE

T 312.664.7557

F 312.664.7558

LETTER OF TRANSMITTAL

To: **Christine Scholl**
Division of Building and Permits
65 Water Street
Aurora, Illinois 60505-3305

Job No. 25151

Building:

Location:

Subject:

Date: 01.04.07

Gemini Office Development

Aurora, Illinois

Professional Office Building

We are transmitting: ☒ Herewith ☐ Under separate cover ☒ By Messenger
☒ Prints ☐ Addenda ☐ Shop Drawings ☐ Samples Review
☐ Specifications ☐ Copy of Letter ☐ (Other)

Copies	Date	No.	Description
1			Copy of E1 sheet

☐ Reviewed ☐ Furnish as noted ☐ For Your Information ☐ For Your Review
☐ Rejected ☐ Revise and Resubmit ☒ For Your Use ☐ (Other)

ALL ACTIONS NOTED ARE SUBJECT TO CONTRACT DOCUMENT REQUIREMENTS

Remarks: Christine,

Attached is the additional E1 sheet per your request. Let us know if there is anything else that you need?

Thank you,
Kristos

☐ Field Representative
☒ Office Copy
☐ Copy To. file

By: **Kristos Tsogas**
KT/kt

001026



City of Aurora

Division of Building and Permits - 65 Water Street - Aurora, Illinois 60505-3305 - Phone: (630) 892-8088 - Fax: (630) 892-8112

BUILDING PERMIT

Application Number 06-00003529 Date 1/12/07
 Application pin number 642421
 Revision number 6
 Property Address 240 N OAKHURST DR
 Parcel Number: 07-20-302-081
 Lot #:
 Tenant nbr, name GEMINI OFFICE
 Application type description COM - BUSINESS OFFICES
 Subdivision Name
 Property Use
 Property Zoning PLANNED DEVELOP DIST
 Application valuation 4000000

Application description
 MEDICAL OFFICE BUILDING

Owner	Contractor
GEMINI OFFICE DEVELOPMENT	KRAHL CONSTRUCTION
ONE SOUTH WACHER DR #800	322 S GREEN ST
CHICAGO IL 60606	CHICAGO IL 60607
(630) 963-8184	(31) 264-8980

Structure Information	000 000
Construction Type	NONCOMBUSTIBLE 1 HOUR
Occupancy Type	BUSINESS OFFICE
Flood Zone	PLS. VERIFY W/ FEMA MAP
Other struct info	FIRE ALARM SYSTEM Y
	FIRE SUPPRESSION Y/N Y
	FIRE SERVICE SIZE 4.00
	PROPOSED USE OFFICEBUILDING
	PROPOSED # DWELL UNITS 1.00
	SQ FOOT BASEMENT/CRAWL 1.00
	SQ FOOT PRINCIPAL 21777.00
	WATER SERVICE SIZE 3.00

Permit	COMMERCIAL NEW CONSTRUCTION
Additional desc	
Permit Fee	506.00
Issue Date	1/12/07
Expiration Date	7/11/07
Plan Check Fee	51.00
Valuation	4000000

Qty	Unit	Charge	Per	Extension
22.00		23.0000	SQF	COMM ABOVE GRND 100 SQ FT
				506.00

Special Notes and Comments

Envelope permit.
 PROVIDE EXIT SIGNS IN COMPLIANCE WITH IBC SECTION 1003.2.10
 AND AS OTHERWISE MAY BE REQUIRED PER FIELD INSPECTION.
 PROVIDE EMERGENCY LIGHTS IN COMPLIANCE WITH IBC SECTION
 1003.2.11 AND NEC ARTICLE 700-16 AND AS OTHERWISE MAY BE
 REQUIRED PER FIELD INSPECTION - NOTE THAT EXTERIOR EM.
 LIGHTING REQUIRED AT EXIT DOORS PER IBC 1003.2.11.2.4.
 BUILDING AND SITE SIGNS WILL REQUIRE SEPARATE PERMITS.
 A SEPARATE PERMIT IS REQUIRED FOR THE INSTALLATION OR
 RELOCATION OF FIRE SPRINKLERS.
 NEW FIRE ALARM NOTIFICATION APPLIANCES WILL BE REQUIRED TO
 BE INSTALLED TO MEET THE REQUIREMENTS OF THE ILLINOIS
 ACCESSIBILITY CODE SECTION 400.310(s). A SEPARATE PERMIT
 IS REQUIRED FOR THE INSTALLATION OR RELOCATION OF FIRE
 ALARM DEVICES.
 NO HVAC CHANGES UNDER THIS REVISION

Other Fees	CERTIFICATE OF OCCUPANCY	70.00
	FIRE IMPACT KANE/DUPAGE	1088.00
	WATER TAP FEES	540.00
	A WATER CONNECTION FEE	8975.00
	A WATER METER & REMOTE	2220.00
	WATER SEWER CONNECT FEE	250.00

Call (630) 892-8088 before 4:30 p.m. to schedule inspections for the following workday.



City of Aurora

Division of Building and Permits - 65 Water Street - Aurora, Illinois 60505-3305 - Phone: (630) 892-8088 - Fax: (630) 892-8112

BUILDING PERMIT

Application Number 06-00003529 Page 2
 Revision number 6 Date 1/12/07
 Property Address 240 N OAKHURST DR
 Parcel Number: 07-20-302-081
 Lot #:
 Tenant nbr, name GEMINI OFFICE
 Application description COM - BUSINESS OFFICES
 Subdivision Name
 Property Use
 Property Zoning PLANNED DEVELOP DIST
 Permit COMMERCIAL NEW CONSTRUCTION
 Additional desc

Required Inspections

Seq	Insp Code	Description	Initials	Date
10	FTN	CONCRETE FOOTING		/ /
10-20	BACK	CONC. BACKFILL / FOUNDATION		/ /
10-1000	GRD	ENG FINAL APPROVAL		/ /
10-1000	ETMP	ENGINEERING TEMP CO APRVL		/ /
10-1000	EBND	ENG BOND APPROVAL		/ /
10-20	PIER	INTERIOR PIER INSPECTION		/ /
20-50	ELES	ELECTRIC SERVICE		/ /
20-40	FUG	FIRE UNDERGROUND		/ /
20	PUG	PLUMBING UNDERGROUND		/ /
20-50	UTIL	UTILITY COMPANY NOTIFIED		/ /
30	EUG	ELECTRIC UNDERGROUND		/ /
40	ERGH	ELECTRIC ROUGH IN		/ /
40	FRUF	FIRE ROUGH		/ /
40	FRGH	FRAMING ROUGH IN		/ /
40-50	MRGH	MECHANICAL ROUGH IN		/ /
40	PRGH	PLUMBING ROUGH / ABOVE CEILING		/ /
50	FABC	FIRE ABOVE CEILING		/ /
50	EABC	ELECTRICAL ABOVE CEILING		/ /
50	MABC	MECHANICAL ABOVE CEILING		/ /
50	BABC	FRAMING ABOVE CEILING		/ /
50	FHYD	FIRE HYDRO		/ /
60	FTST	FIRE TEST		/ /
70	BFN	COMMERCIAL BUILDING FINAL		/ /
70	EFN	COMMERCIAL ELECTRIC FINAL		/ /
70	MFN	COMMERCIAL MECHANICAL FINAL		/ /
70	PFN	COMMERCIAL PLUMBING FINAL		/ /
70	FFN	FIRE FINAL		/ /
70-1000	ZN	ZONING FINAL RELEASE		/ /
70	PE	PLAN EXAMINER FINAL RELEASE		/ /

Call (630) 892-8088 before 4:30 p.m. to schedule inspections for the following workday.

APPLICATION STRUCTR	PROPERTY ADDRESS PERMIT	Parcel Number INSPECTION	Lot #	RESULT DATE/STATUS	INSPECTOR
06 00003529 000 000	3051 E NEW YORK ST COM 00 COMMERCIAL NEW	07-20-302-081 FRGH 0001 FRAMING ROUGH IN this was for ext. framing of high-wall area only. Keith Lawler/Krahl Const. 312-656-8845 cell		5/02/07 APPROVED WITH EXCEPT	DCJ
000 000	COM 00 COMMERCIAL NEW	FRGH 0002 FRAMING ROUGH IN EXTERIOR ROOF FRAMING (TRUSSES) ornamental truss framing mono.		5/25/07 APPROVED	DCJ
000 000	COM 00 COMMERCIAL NEW	FRGH 0003 FRAMING ROUGH IN CONTACT PERSON: MIKE SMITH @ 708-417-4767 interior wall framing ok except need to make sure framing allows for maintaining integrity of rated walls up to roof deck. Need to follow the UL assemblies.		5/31/07 APPROVED WITH EXCEPT	DCJ
000 000	COM 00 COMMERCIAL NEW	BABC 0001 FRAMING ABOVE CEILING south half of building above ceiling in south half up to column line #4		7/13/07 APPROVED	DCJ
000 000	COM 00 COMMERCIAL NEW	FRGH 0004 FRAMING ROUGH IN remainder of rough framing.		7/13/07 APPROVED	DCJ
000 000	COM 00 COMMERCIAL NEW	BABC 0002 FRAMING ABOVE CEILING NORTH HALF INSTALL ALL MISSING FIRESTOPPING IN RATED WALLS.		7/23/07 DISAPPROVED	RRS
000 000	COM 00 COMMERCIAL NEW	BABC 0003 FRAMING ABOVE CEILING		7/24/07 APPROVED	RRS
000 000	COM 00 COMMERCIAL NEW	BFN 0001 COMMERCIAL BUILDING FINAL Missing address numbers on building, these need to face toward New York St. Need to change address on the monument sign to reflect corrected address also. Exit signs with direction arrows were ordered wrong and need to be replaced (they did not come with arrows and so contractor stuck red tape on them in the shape of arrows). Missing the glass walls in the ck. in and dispensing counter areas (rooms 103 and 203). Will need to verify that this glass is safety tempered. Front entrance door has been replaced with a single slab stationary unit with full glass side light instead of double leaf as per drawing. OK for pre-stock.		8/08/07 DISAPPROVED	DCJ
000 000	COM 00 COMMERCIAL NEW	PSKB 0001 BUILDING PRESTOCK CONTACT PERSON: KEITH LAWLER @ 312-656-8845 ok for pre-stock and setup. For final: Glass installed at service counters in rooms 103 and 203. Add exit sign above front exit door centered over door. Permanent directional exit signs where needed. Removal of delayed door device at south exit door of passage room 262.		8/10/07 APPROVED	DCJ

PREPARED 12/19/07 13:16:14 PREPARED 12/19/07 13:16:14 PREPARED 12/19/07 13:16:14
 PROGRAM BP5211
 CITY OF AURORA

APPLICATION STRUCTR	PROPERTY ADDRESS PERMIT	Parcel Number INSPECTION	Lot # RESULT DATE/STATUS	INSPECTOR
06 00003529	CONTINUED			
000 000	COM 00 COMMERCIAL NEW CONSTRUCTION	RES COMM: Permanent street address numbers on building visible from RES COMM: New York St.	0002 COMMERCIAL BUILDING FINAL 8/16/07 APPROVED WITH EXCEPT ok for temp c.o. for final: permanent directional exit signs need installed. Either the glass in the service counter areas needs to be installed or if eliminated, we need letter stating such. need to install exit sign in the conference room east exit door.	DCJ
000 000	COM 00 COMMERCIAL NEW CONSTRUCTION	RES COMM: BFN 0003 COMMERCIAL BUILDING FINAL 9/18/07 APPROVED RES COMM: Glass and exit signage completed		DS
000 000	COM 00 COMMERCIAL NEW CONSTRUCTION	PE 0001 PLAN EXAMINER FINAL RELEA 10/02/07 APPROVED Owner: Dainius Petronis has keys (630)302-0630 cell 10/02/2007 07:40 AM HB PDA em lights have been installed		HB
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE) REQ COMM: RES COMM:	EUG 0001 ELECTRIC UNDERGROUND AM INSPECTION REQUESTED conduit in slab is rigid	4/19/07 APPROVED	RJ
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE) REQ COMM: RES COMM:	EUG 0002 ELECTRIC UNDERGROUND CONTACT NAME: TOM @ 815-405-6451 conduit in slab is rigid	4/25/07 APPROVED	RJ
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE) REQ COMM: RES COMM:	EUG 0003 ELECTRIC UNDERGROUND PARKING LOT ELECTRIC	5/07/07 APPROVED	RJ
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE) REQ COMM: RES COMM:	ELES 0001 ELECTRIC SERVICE CONTACT PERSON: TOM @ 815-405-6451	5/16/07 APPROVED	RJ
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE) REQ COMM: RES COMM:	UTIL 0001 UTILITY COMPANY NOTIFIED	5/16/07 APPROVED	RJ
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE) REQ COMM: RES COMM:	EUG 0004 ELECTRIC UNDERGROUND LIGHT POLE BASES PRE-POUR	5/25/07 APPROVED	RD
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE) REQ COMM: RES COMM:	ERGH 0001 ELECTRIC ROUGH IN AM REQUEST walls only south end of building	6/04/07 APPROVED	RJ
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE) REQ COMM: RES COMM:	ERGH 0002 ELECTRIC ROUGH IN PARTIAL...THE LOWER LEVEL OF BUILDING NE SIDE PM REQUEST north east corner of building	6/13/07 APPROVED	RJ
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE) REQ COMM: RES COMM:	ERGH 0003 ELECTRIC ROUGH IN PARTIAL NW SIDE OF BUILDING PM REQUEST	6/21/07 APPROVED	RJ
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE) REQ COMM: RES COMM:	EABC 0001 ELECTRICAL ABOVE CEILING	7/13/07 DISAPPROVED	RD

001231

PAGE 3

PREPARED 12/19/07 13:16:14
 PROGRAM BP521L
 CITY OF AURORA

12/19/07 13:16:14
 0/00/00 THRU 0/00/00

APPLICATION STRUCTR	PROPERTY ADDRESS PERMIT	Parcel Number INSPECTION	Lot # RESULT DATE/STATUS	INSPECTOR
06 00003529	CONTINUED			
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE)	REQ COMM: remove temp., hurricane clips in one room not on, open box RES COMM: EABC 0002 ELECTRICAL ABOVE CEILING 7/16/07 APPROVED PM INSPECTION REQUESTED	RJ	
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE)	REQ COMM: south end above ceiling also check in area as well as the RES COMM: entry walls and the cans in the overhang outside main entrance	RJ	
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE)	REQ COMM: EABC 0003 ELECTRICAL ABOVE CEILING 7/23/07 DISAPPROVED NORTH HALF RES COMM: need to support conduit in several locations	RJ	
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE)	REQ COMM: EABC 0004 ELECTRICAL ABOVE CEILING 7/24/07 APPROVED	RJ	
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE)	REQ COMM: EABC 0005 ELECTRICAL ABOVE CEILING 8/02/07 APPROVED SCONCE LIGHTS IN WAITING AREA August 1, 2007 1:56:10 PM phepa	RJ	
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE)	REQ COMM: EFN 0001 COMMERCIAL ELECTRIC FINAL 8/08/07 DISAPPROVED needs double headed outside em lights, needs typed panel RES COMM: index for all panels,	RD	
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE)	REQ COMM: PSKE 0001 ELEC - PRESTOCK 8/08/07 APPROVED still needs double headed outside em lights and typed panel RES COMM: directories	RD	
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE)	REQ COMM: PSKE 0002 ELEC - PRESTOCK 8/10/07 APPROVED CONTACT PERSON: KEITH LAWLER @ 312-656-8845	RD	
000 000	ELE2 00 2 ELECTRIC (MULTI TRADE)	REQ COMM: EFN 0002 COMMERCIAL ELECTRIC FINAL 8/16/07 APPROVED	RJ	
000 000	ENG 00 ENGINEERING GRADE APPROVAL	REQ COMM: EBND 0001 ENG BOND APPROVAL 8/07/07 APPROVED Note: either cash bond or escrow letter.	PP	
000 000	ENG 00 ENGINEERING GRADE APPROVAL	REQ COMM: CASH BOND CHECK # 50 August 7, 2007 2:32:04 PM phepa	DG	
000 000	ENG 00 ENGINEERING GRADE APPROVAL	REQ COMM: ETMP 0001 ENGINEERING TEMP CO APRVL 8/14/07 APPROVED Engineering approval for a temp c.o.	MAB	
000 000	FIRE 00 FIRE	REQ COMM: FRUF 0001 FIRE ROUGH 6/08/07 DISAPPROVED Alarm permit # 07-1982 Approved 6-8-07	GLW	
000 000	FIRE 00 FIRE	REQ COMM: FUG 0001 FIRE UNDERGROUND 6/29/07 APPROVED FLO TEST ON SPRINKLER LINE JESSICA...815-695-1100	GLW	
000 000	FIRE 00 FIRE	REQ COMM: FRUF 0002 FIRE ROUGH 7/09/07 APPROVED	GLW	
000 000	FIRE 00 FIRE	REQ COMM: FABC 0001 FIRE ABOVE CEILING 7/13/07 APPROVED south half of building	GLW	
000 000	FIRE 00 FIRE	REQ COMM: south end of building only		

001231

PREPARED 12/19/07 13:16:14 INSPECTION HISTORY REPORT 0/00/00 THRU 0/00/00
 PROGRAM BP521L
 CITY OF AURORA

PAGE 4

APPLICATION STRUCTR	PROPERTY ADDRESS PERMIT	Parcel Number INSPECTION	Lot #	RESULT DATE/STATUS	INSPECTOR
06 0003529 000 000	CONTINUED FIRE 00 FIRE	PHYD 0001 FIRE HYDRO SOUTH HALF OF BUILDING Hydro approved w/ exception for South half of building only- North half still needs hydro test.		7/17/07 APPROVED WITH EXCEPT	JAS
000 000	FIRE 00 FIRE	FABC 0002 FIRE ABOVE CEILING NORTH HALF		7/23/07 APPROVED	GLW
000 000	FIRE 00 FIRE	PHYD 0002 FIRE HYDRO Please sign off on both the fire permit(s) and the building permit when this inspection type is approved NORTH HALF		7/23/07 APPROVED	GLW
000 000	FIRE 00 FIRE	FTST 0001 FIRE TEST		8/01/07 APPROVED	GLW
000 000	FIRE 00 FIRE	FFN 0001 FIRE FINAL prefers am. appt contact person Joe Phillips 815 741 3333 ext 225 August 3, 2007 2:24:20 PM sotod		8/05/07 CANCELLED	GLW
000 000	FIRE 00 FIRE	FFN 0002 FIRE FINAL need sprinklers in electric room address? on the building facing the street		8/08/07 DISAPPROVED	RR
000 000	FIRE 00 FIRE	PSKF 0001 FIRE - PRESTOCK CONTACT PERSON: KEITH LAWLER @ 312-656-8845		8/10/07 APPROVED	GLW
000 000	FIRE 00 FIRE	FFN 0003 FIRE FINAL		8/16/07 APPROVED	GLW
000 000	MEC2 00 2 MECHANICAL	PRO 0001 INSPECTION SCHEDULED BY B 6/13/07 APPROVED submit specs on duct sealant ok to ins. duct after sealant approved & all joints sealed			JLY
000 000	MEC2 00 2 MECHANICAL	MRGH 0001 MECHANICAL ROUGH IN ACCORDING TO THE G.C. YOU STATED "I WILL DO THIS INSPECTION WHEN I DO THE ABOVE CEILING" HE HAS 95% DRYWALLED ALREADY. I SET THIS INSPECTION UP FOR YOU TO VERIFY THAT THEY ARE READY TO MOVE ON TO THE NEXT STEP OF INSPECTIONS. CONTACT PERSON KEITH WALKER # 312-656-8845 IF YOU HAVE ANY QUESTIONS PLEASE CONTACT HIM. SUBMIT PREVIOUSLY REQUESTED SPECS		7/06/07 DISAPPROVED	JLY
000 000	MEC2 00 2 MECHANICAL	MABC 0001 MECHANICAL ABOVE CEILING south half of building TAPE DOWN EXPOSED INS. AND PROVIDE FLEX RADIUS/UL AFTER ABOVE IS DONE, OK TO ONLY TILE SOUTH HALF		7/13/07 APPROVED WITH EXCEPT	JLY
000 000	MEC2 00 2 MECHANICAL	MRGH 0002 MECHANICAL ROUGH IN south half of building		7/13/07 APPROVED	JLY

001232

PREPARED 12/19/07, 13:16:14
 PROGRAM BP521L
 CITY OF AURORA

INSPECTION HISTORY REPORT
 0/00/00 THRU 0/00/00

PAGE 5

APPLICATION STRUCTR	PROPERTY PERMIT	ADDRESS	Parcel Number INSPECTION	Lot # RESULT DATE/STATUS	INSPECTOR
06 00003529 000 000	CONTINUED MEC2 00 2	MECHANICAL (MULTI TRADE) REQ COMM: RES COMM: will complete runs/code & ul RES COMM: submit for fire & smoke dampers: RES COMM: ---ul specs & installation instructions RES COMM: ---letter from hvac contractor indicating how they were RES COMM: -----installed	MABC 0002 MECHANICAL ABOVE CEILING NORTH HALF	7/23/07 DISAPPROVED	JLY
000 000	MEC2 00 2	MECHANICAL (MULTI TRADE) REQ COMM: RES COMM: jerry, supposedly paperwork received and only inspection REQ COMM: needs to be signed off and no site visit needed. July 31, RES COMM: 2007 9:32:16 AM metda	MABC 0003 MECHANICAL ABOVE CEILING	8/01/07 APPROVED	JLY
000 000	MEC2 00 2	MECHANICAL (MULTI TRADE) REQ COMM: balance report?	MFN 0001 COMMERCIAL MECHANICAL FIN	8/08/07 DISAPPROVED	RR
000 000	MEC2 00 2	MECHANICAL (MULTI TRADE) REQ COMM:	PSKM 0001 MECH - PRESTOCK CONTACT PERSON: KEITH LAWLER @ 312-656-8845	8/10/07 APPROVED	RR
000 000	MEC2 00 2	MECHANICAL (MULTI TRADE) REQ COMM:	MFN 0002 COMMERCIAL MECHANICAL FIN	8/16/07 APPROVED	RR
000 000	PE 00	PLAN EXAMINER FINAL RELEASE REQ COMM: SEE BUILDING/ELECTRICAL/FIRE/MECHANICAL/PLUMBING RES COMM: INSPECTIONS - NOT APPROVED FOR TEMP. C.O. OR PRESTOCK (ALSO RES COMM: NEED ZONING INSPECTION AND ENGINEERING APPROVAL FOR TEMP. RES COMM: C.O.).	PE 0001 PLAN EXAMINER FINAL RELEA 8/08/07 DISAPPROVED		DS
000 000	PE 00	PLAN EXAMINER FINAL RELEASE REQ COMM: RES COMM: APPROVED FOR PRESTOCK - SEE INSPECTION RESULTS FOR ITEMS RES COMM: REMAINING FOR FINALS. ALSO NEED ZONING INSPECTION & RES COMM: ENGINEERING APPROVAL FOR TEMP. C.O.	PSPE 0001 PLAN EXAMINER PRESTOCK CONTACT PERSON: KEITH LAWLER @ 312-656-8845	8/10/07 APPROVED	DS
000 000	PE 00	PLAN EXAMINER FINAL RELEASE REQ COMM: RES COMM: SEE BUILDING INSPECTION RESULTS. NEED ZONING INSPECTION - RES COMM: ENGINEERING APPROVED FOR TCO, ENG. BOND HAS BEEN POSTED.	PE 0002 PLAN EXAMINER FINAL RELEA 8/16/07 APPROVED WITH EXCEPT		DS
000 000	PE 00	PLAN EXAMINER FINAL RELEASE REQ COMM: RES COMM: JPC spoke with Gage Consulting regarding emergency lighting RES COMM: provisions of the NEC. Dave at Gage acknowledged that the RES COMM: lighting is missing and is required by the NEC provisions RES COMM: we questioned. Dave indicated that he would get the ball RES COMM: rolling and get the emergency lights installed. RES COMM: As of this morning the emergency light issue has just made RES COMM: it to the architectural office. They are not yet installed RES COMM: - JPC	PE 0003 PLAN EXAMINER FINAL RELEA 10/01/07 APPROVED WITH EXCEPT		JC
000 000	PE 00	PLAN EXAMINER FINAL RELEASE REQ COMM: em. lights have been installed.	PE 0004 PLAN EXAMINER FINAL RELEA 10/02/07 APPROVED		HB
000 000	PE 00	PLAN EXAMINER FINAL RELEASE	PE 0005 PLAN EXAMINER FINAL RELEA 12/12/07 APPROVED		HB

00123:

PREPARED 12/19/07, 13:16:14
PROGRAM BF521L
CITY OF AURORA
INSPECTION HISTORY REPORT
000/00 THRU 000/00
PAGE 1

APPLICATION STRUCTR	PROPERTY ADDRESS PERMIT	Parcel Number INSPECTION	Lot # RESULT DATE/STATUS	INSPECTOR
06 00003529	CONTINUED			
000 000	PLM2 00 2 PLUMBING (MULTI TRADE)	REQ COMM: TEMP OCCUPANCY EXPIRES TODAY RES COMM: Per Ken Schroth, as built drawings have been received on or RES COMM: before 11-30-07. Temp co can be extended to July 1, 2008.		
000 000	PLM2 00 2 PLUMBING (MULTI TRADE)	REQ COMM: PUG 0001 PLUMBING UNDERGROUND RES COMM: PARTIAL RES COMM: deep san main up to within 20 feet of east end.	4/05/07 APPROVED WITH EXCEPT	RDT
000 000	PLM2 00 2 PLUMBING (MULTI TRADE)	REQ COMM: PUG 0002 PLUMBING UNDERGROUND RES COMM: CONTACT NAME: BRIAN KENNEDY @ 312-617-3280 RES COMM: storm piping only.	4/09/07 APPROVED WITH EXCEPT	RDT
000 000	PLM2 00 2 PLUMBING (MULTI TRADE)	REQ COMM: PUG 0003 PLUMBING UNDERGROUND RES COMM: 4/16/07 APPROVED		RDT
000 000	PLM2 00 2 PLUMBING (MULTI TRADE)	REQ COMM: PRGH 0001 PLUMBING ROUGH / ABOVE CE RES COMM: partial- all except for the mach room and 1- 5' shower.	6/04/07 APPROVED WITH EXCEPT	RDT
000 000	PLM2 00 2 PLUMBING (MULTI TRADE)	REQ COMM: PRGH 0002 PLUMBING ROUGH / ABOVE CE RES COMM: 6/15/07 APPROVED		RDT
000 000	PLM2 00 2 PLUMBING (MULTI TRADE)	REQ COMM: PRGH 0003 PLUMBING ROUGH / ABOVE CE RES COMM: south half of building	7/13/07 APPROVED	RDT
000 000	PLM2 00 2 PLUMBING (MULTI TRADE)	REQ COMM: PRGH 0004 PLUMBING ROUGH / ABOVE CE RES COMM: ABOVE CEILING RES COMM: NORTH HALF RES COMM: Above ceiling north end of bldg,	7/23/07 APPROVED	ALR
000 000	PLM2 00 2 PLUMBING (MULTI TRADE)	REQ COMM: PFN 0001 COMMERCIAL PLUMBING FINAL RES COMM: Need to test & certify all RPZ valves RES COMM: All toilet seats must antimicrobial RES COMM: 2 lavs. & 1 drinking fountain not working RES COMM: Strainer missing on drain in mech room RES COMM: Connect dishwasher & route drain hose as close to top of RES COMM: cabinet as possible	8/08/07 DISAPPROVED	ALR
000 000	PLM2 00 2 PLUMBING (MULTI TRADE)	REQ COMM: PSKP 0001 PLUMB - PRESTOCK RES COMM: CONTACT PERSON: KEITH LAWLER @ 312-656-8845	8/10/07 APPROVED	ALR
000 000	PLM2 00 2 PLUMBING (MULTI TRADE)	REQ COMM: PFN 0002 COMMERCIAL PLUMBING FINAL RES COMM: 8/16/07 APPROVED		ALR
000 000	ZN 00 ZONING FINAL RELEASE	REQ COMM: ZN 0001 ZONING FINAL RELEASE RES COMM: OK FOR TEMP. C.O. PENDING FINAL INSPECTION OF LANDSCAPING.	8/16/07 APPROVED WITH EXCEPT	TM
000 000	ZN 00 ZONING FINAL RELEASE	REQ COMM: ZN 0002 ZONING FINAL RELEASE RES COMM: LANDSCAPING IS COMPLETE	8/21/07 APPROVED	TM

001234

Aug 31 2007

Dainius Petronis

Gemini Office Development

Via fax (312) 634-5525

001235

COPY



City of Aurora

Department of Community Development - Development Services
65 Water Street • Aurora, Illinois 60505-3305

• (630) 906-4081
FAX (630) 892-8112

August 31, 2007

Gemini Office Development
Thomas Lehman
6301 South Cass Avenue-Ste.301
Westmont, Illinois 60559

Krahl Construction
Scott Mousel
322 South Green Street
Chicago, Illinois 60607

sent via fax
Certified mail - 8/31/07
JR

Re: 3051 East New York Street-Permit # 06-3529

Gentlemen:

Please be advised that the City of Aurora have begun an full review of the process surrounding the development of your property at the above address, in order that we may ensure that all codes and regulations have been met prior to your occupancy thereof. Therefore, we are modifying the conditional Temporary Occupancy Permit issued August 16, 2007 to include an additional condition that you may not open for business until such time as the City has given you further written approval to do so. This letter should be considered official notice there of.

We understand that your projected opening date is September 18, 2007, and it is our intention to conclude our review in order to provide you with further direction prior thereto.

Sincerely,

John P. Curley AIA
Assistant Director Community Development
City of Aurora

CC: Alayne W, Bill W, CarrieAnne E.

001236

Gemini Office Development
Thomas Lehman
6301 South Cass Avenue-Ste.301
Westmont, Illinois 60559
via fax: 963.4475

Kraft Construction
Scott Mousel
322 South Green Street
Chicago, Illinois 60607

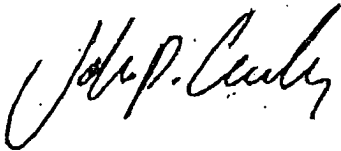
Re: 3051 East New York Street-Permit # 06-3529

Gentlemen:

Please be advised that the City of Aurora have begun an full review of the process surrounding the development of your property at the above address, in order that we may ensure that all codes and regulations have been met prior to your occupancy thereof. Therefore, we are modifying the conditional Temporary Occupancy Permit issued August 16, 2007 to include an additional condition that you may not open for business until such time as the City has given you further written approval to do so. This letter should be considered official notice there of.

We understand that your projected opening date is September 18, 2007, and it is our intention to conclude our review in order to provide you with further direction prior thereto.

Sincerely,



John P. Curley AIA
Assistant Director Community Development
City of Aurora

*** TX REPORT ***

TRANSMISSION OK

TX/RX NO

CONNECTION TEL

SUBADDRESS

CONNECTION ID

ST. TIME

USAGE T

PGS. SENT

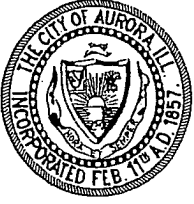
RESULT

OK
1
00.16
08/31 16:03

99634475

1149

001237



City of Aurora

Department of Community Development - Development Services
65 Water Street • Aurora, Illinois 60505-3305

• (630) 906-4081
FAX (630) 892-8112

August 31, 2007

Gemini Office Development
Thomas Lehman
6301 South Cass Avenue-Ste.301
Westmont, Illinois 60559
via fax: 963.4475

Krahl Construction
Scott Mousel
322 South Green Street
Chicago, Illinois 60607

Re: 3051 East New York Street-Permit # 06-3529

Gentlemen:

Please be advised that the City of Aurora have begun an full review of the process surrounding the development of your property at the above address, in order that we may ensure that all codes and regulations have been met prior to your occupancy thereof. Therefore, we are modifying the conditional Temporary Occupancy Permit issued August 16, 2007 to include an additional condition that you may not open for business until such time as the City has given you further written approval to do so. This letter should be considered official notice there of.

We understand that your projected opening date is September 18, 2007, and it is our intention to conclude our review in order to provide you with further direction prior thereto.

Sincerely,

John P. Curley AIA
Assistant Director Community Development
City of Aurora

001238

*** TX REPORT ***

TRANSMISSION OK

TX/RX NO	1151	
CONNECTION TEL		913126345525
SUBADDRESS		
CONNECTION ID		
ST. TIME	08/31 16:05	
USAGE T	00'18	
PGS. SENT	2	
RESULT	OK	

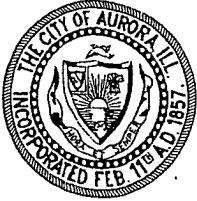
Aug 31 2007

Dainius Petronis

Gemini Office Development

Via Fax (312) 634-5525

001239



City of Aurora

Department of Community Development - Development Services
65 Water Street • Aurora, Illinois 60505-3305

• (630) 906-4081
FAX (630) 892-8112

August 31, 2007

Gemini Office Development
Thomas Lehman
6301 South Cass Avenue-Ste.301
Westmont, Illinois 60559
via fax: 963.4475

Krahl Construction
Scott Mousel
322 South Green Street
Chicago, Illinois 60607

Re: 3051 East New York Street-Permit # 06-3529

Gentlemen:

Please be advised that the City of Aurora have begun an full review of the process surrounding the development of your property at the above address, in order that we may ensure that all codes and regulations have been met prior to your occupancy thereof. Therefore, we are modifying the conditional Temporary Occupancy Permit issued August 16, 2007 to include an additional condition that you may not open for business until such time as the City has given you further written approval to do so. This letter should be considered official notice there of.

We understand that your projected opening date is September 18, 2007, and it is our intention to conclude our review in order to provide you with further direction prior thereto.

Sincerely,

John P. Curley AIA
Assistant Director Community Development
City of Aurora

001240